

April 6, 2010

7:00 p.m.

Planning Division
Council Chambers

MEMBERS PRESENT: Chair Jared Peterson and Commissioners Jake Cordova, Donna Cosgrove, Brent Dixon, Kurt Karst, Michelle Mallard, Leslie Polson, Paul Savidis and George Swaney.

MEMBERS ABSENT: Commissioners Gary Mills and Margaret Wimborne.

ALSO PRESENT: Planning Director Renée Magee, Assistant Planning Director Brad Cramer and approximately five interested citizens.

CALL TO ORDER: Peterson called the meeting to order at 7:00 p.m. and reviewed the hearing procedures for the public.

MINUTES: March 2, 2010. Cosgrove said page 4 should indicate Peterson withdrew the original motion following the withdrawal of the amendment by Polson. **Commissioner Cosgrove moved to approve the minutes of March 2, 2010, as amended. Motion seconded by Commissioner Dixon. Motion passed.**

Public Hearings:

Conditional Use Permit: Eastern Idaho Technical College (EITC). Cramer reviewed the staff report and campus map showing locations for proposed gates, included as part of the record. A conditional use permit application for EITC was recessed at the previous meeting pending receipt of further information regarding the use of Ashment Avenue and/or exploring alternatives. The current request proposes two gates on the northwest side of campus and, if needed, a third gate on the southeast side of campus. The gates on the northwest portion of campus allow vehicles to turn around prior to reaching either gate. The area between the two gates is narrow and could present some difficulty for turning around. If the two gates do not solve the cut-through traffic problem, the third gate will be added. The gate locations have been reviewed and approved by the City engineer and fire marshal, subject to criteria outlined in letters included in the staff report.

Closure of the 17th Street access is not being proposed at this time, but traffic counts were requested at the previous hearing. The counts are mislabeled, but the peak p.m. hour trips averaged 29 and peak a.m. hour trips averaged 21. Traffic was predominantly exiting campus, and average daily trips numbered 285. The daily average for Ashment Avenue was 1,393 trips.

The counts were taken while students were on summer break and during a period of construction on Hitt Road.

The hearing was opened to the public.

Burton Waite -1600 S. 25th East. Following the previous hearing, Mr. Waite, president of EITC, met with City staff to discuss alternatives to closing campus accesses. The majority of cut-through traffic is on the north end of campus. Waite hopes the two gates on the north end solve the traffic problem, but if the gates serve only to divert cut-through traffic to the south end of campus, the third gate will be implemented. The gates will divide campus but allow students access while dealing with safety concerns of cut-through traffic. The school will be able to open and close the gates as needed.

Peterson asked what determining factors will lead to installation of the third gate to the southeast. Waite answered it will depend upon whether cut-through traffic is halted or diverted. A measurement has not been determined. As recommended by staff, Cosgrove clarified EITC plans to install reflective signage indicating there is no through traffic.

There were no further comments and the hearing was closed to the public.

Dixon believes this is a good approach. The plan addresses the concern about providing public access from collector and minor arterial streets rather than loading major arterials designed for moving traffic across town. The proposal gives the college control over its internal circulation, and closing gates is better than closing roads. This plan also alleviates concern about people parking along Ashment Avenue if that road were closed. Dixon believes it is appropriate to make a motion based on the three-gate proposal and allow the college to control its internal traffic. Karst agreed and added the traffic counts indicate heavy cut-through traffic.

Commissioner Cosgrove moved to approve the conditional use permit for Eastern Idaho Technical College to modify the parking lot with gates as presented with the condition well-stated reflective signage be placed to indicate there is no through traffic. Motion seconded by Commissioner Dixon. Motion passed unanimously.

Zoning Amendment: Penalty for Violation of Zoning Ordinance, Section 9-8. Magee reviewed the staff report, a part of the record. The violation penalty in the zoning ordinance is a fine not to exceed \$300 or by imprisonment for a period not to exceed 30 days or both. This fine is not consistent with the general provisions within the city codes. The code enforcement officers asked that the ordinances be consistent and allow fines up to \$1,000. The proposed ordinance amendment refers to Section 1-4-1, the general provisions for the City of Idaho Falls code. Section 1-4-1 states the maximum fine is \$1,000 and maximum imprisonment term is six months.

Dixon asked when the \$300 fine was implemented and Magee answered approximately twenty years ago.

The hearing was opened to the public. There were no comments and the hearing was closed to the public.

Dixon believes it is a good idea to be consistent. **Commissioner Dixon moved to recommend to the Mayor and City Council approval of the amendment to Section 9-8 of zoning ordinance. Motion seconded by Commissioner Mallard. Motion passed unanimously.**

Business:

Final Plat: Sunnyside Crossroads Regional Center North, Division No. 3. Magee reviewed the staff report, a part of the record. Magee said at past public hearings staff members of the Bonneville Metropolitan Planning Organization (BMPO), Idaho Transportation Department (ITD) as well as Larry Reinhart and Magee have stated Outlet Boulevard will not directly connect to Bellin Road. Any connection will be through a private parking lot. This final plat will not change the connection to Bellin Road. City Council has requested a public hearing if intentions change and direct connection to Bellin Road is pursued.

Daryl Kofoed – 1020 Lincoln Road. Mr. Kofoed stated Reinhart is following whatever direction he receives from the Commission, County, and ITD. He has received a variety of information and it can be tricky to know what direction to pursue. Vehicles cut through the area and some people are interested in roads connecting in the area. ITD wants to see fire access in the area. The area is well used, but the property being used for cut through does not relate to the plat currently being presented.

Dixon believes the plat makes sense. A one-quarter mile long section of land would normally present an impediment for traffic flow, but easements provide adequate potential future traffic flow north-south. Traffic flow is not needed east-west due to being narrow. The final plat completes the region and connects this property to the area north that was recently annexed and zoned.

Cordova was at a BMPO meeting recently and this area was brought up. It appears to Cordova the various agencies are not clear about the future plans for the roads in this area. There was no further discussion about the proposed final plat.

Commissioner Swaney moved to recommend to the Mayor and City Council approval of the final plat for Sunnyside Crossroads Regional Center North, Division No. 3, as presented. Motion seconded by Commissioner Karst. Motion passed unanimously.

Miscellaneous

Dixon briefly discussed the possibility of a public hearing on Outlet Boulevard and Bellin Road. Kofoed replied there are some activities under way which may bring the subject to a head without requesting a hearing.

Peterson asked if any headway has been made toward bringing the sign at Denning's into compliance with the sign ordinance. Cramer has been in contact with Denning's. He will send a follow-up letter mandating the sign be brought into compliance or a citation will be issued. Dixon suggested Bridgemax may also be in violation.

The meeting adjourned at 8:55 p.m.

Donna Carlson, Recording Secretary